

GOVERNMENT OF THE DISTRICT OF COLUMBIA
BOARD OF ZONING ADJUSTMENT



Application No. 16436 of New Redeemer Baptist Church, pursuant to 11 DCMR for a special exception under Section 213 for an accessory parking lot (for the church use) for 26 parking spaces in an R-5-A District at premises Rear-5714 Georgia Avenue, N.W. (Square 2935, Lot 820).

HEARING DATE: March 17, 1999
DECISION DATE: April 7, 1999

SUMMARY ORDER

The Board provided proper and timely notice of public hearing on this application by publication in the D.C. Register, and by mail to Advisory Neighborhood Commission (ANC) 4B and to owners of property within 200 feet of the site.

The site of this application is located within the jurisdiction of ANC 4B. ANC 4B, which is automatically a party to this application, submitted a written statement in support of the application.

As directed by 11 DCMR 3324.2, the Board has required the applicant to satisfy the burden of proving the elements which are necessary to establish the case for a special exception pursuant to 11 DCMR 213. No person or entity appearing as a party to this case testified in opposition to the application. Accordingly, a decision by the Board to grant this application would not be adverse to any party.

Based upon the record before the Board, the Board concludes that the applicant has met the burden of proof, pursuant to 11 DCMR 3108, that the requested relief can be granted as being in harmony with the general purpose and intent of the Zoning Regulations and Map. The Board further concludes that granting the requested relief will not tend to affect adversely the use of neighboring property in accordance with the Zoning Regulations and Map. It is therefore **ORDERED** that this application be **GRANTED**.

Pursuant to 11 DCMR 3301.1, the Board has determined to waive the requirement of 11 DCMR 3331.3 that the order of the Board be accompanied by findings of fact and conclusions of law. The waiver will not prejudice the rights of any party, and is appropriate in this case.

VOTE: 3-0 (Jerry Gilreath, Sheila Cross Reid and Betty King to grant)

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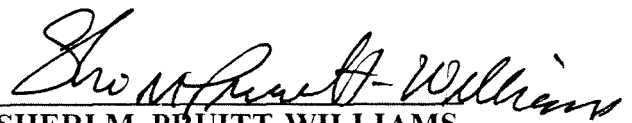
BZA APPLICATION NO.: 16436

As Interim Director of the Office of Zoning, I hereby certify and attest that on JUN 7 1999 a copy of the order entered on that date in this matter before the Board of Zoning Adjustment was mailed first class postage prepaid to each party who appeared and participated in the public hearing concerning this matter, and who is listed below:

Alton P. Green
300 I Street, N.W. Suite 112
Washington, D.C. 20002

A. M. Mustafa, Chairperson
Advisory Neighborhood Commission 4B
Fourth District Police Headquarters
Washington, DC 20012

Attested by:


SHERI M. PRUITT-WILLIAMS
Interim Director

JUN 7 1999
Date: _____

Attest/SO 16436